

Dexter Town Center

2740 Baker Rd, Dexter, MI 48130



Listing ID: 28672240
Status: Active
Property Type: Office For Lease
Office Type: Executive Suites, Medical
Contiguous Space: 5,000 - 20,000 SF
Total Available: 20,000 SF
Lease Rate: \$14 - 16 PSF (Annual)
Lease Type: NNN



Overview/Comments

This is new construction! The planned office building will be located right next to the award winning Dexter Wellness Center, right outside of beautiful downtown Dexter. Owner will include first class finishes and flexible space sizes, ranging from 5,000 to 20,000 sq.ft. These can be customized to fit medical, dental or therapy professionals. Plenty of parking. Plan your future office now!

Call listing agent for further details.

More Information Online

<http://www.cpix.net/listing/28672240>



QR Code

Scan this image with your mobile device:

General Information

Taxing Authority: Scio Township
Tax ID/APN: HD-08-06-455-002
Office Type: Executive Suites, Medical, Office Building
Zoning: C-1 GENERAL BUSINESS

Building Name: Dexter Town Center II
Class of Space: Class B
Gross Building Area: 20,000 SF
Building/Unit Size (RSF): 20,000 SF

Available Space

Suite/Unit Number: 100
Suite Floor/Level: 1st
Space Available: 5,000 SF
Minimum Divisible: 5,000 SF
Maximum Contiguous: 20,000 SF

Space Type: New
Date Available: 09/13/2013
Lease Term (Months): 60 Months
Lease Rate: \$14 - 16 PSF (Annual)
Lease Type: NNN

Available Space

Suite/Unit Number: 101
Suite Floor/Level: 1st
Space Available: 5,000 SF
Minimum Divisible: 5,000 SF
Maximum Contiguous: 20,000 SF
Space Subcategory 1: Medical

Space Subcategory 2: Office Building
Space Type: New
Date Available: 09/13/2013
Lease Term (Months): 60 Months
Lease Rate: \$14 - 16 PSF (Annual)
Lease Type: NNN

Available Space

Suite/Unit Number: 200
Suite Floor/Level: 2nd
Space Available: 5,000 SF
Minimum Divisible: 5,000 SF
Maximum Contiguous: 20,000 SF
Space Subcategory 1: Medical

Space Subcategory 2: Office Building
Space Type: New
Date Available: 09/13/2013
Lease Term (Months): 60 Months
Lease Rate: \$14 - 16 PSF (Annual)
Lease Type: NNN

Available Space

Suite/Unit Number:	201	Space Subcategory 2:	Office Building
Suite Floor/Level:	2nd	Space Type:	New
Space Available:	5,000 SF	Date Available:	09/13/2013
Minimum Divisible:	5,000 SF	Lease Term (Months):	60 Months
Maximum Contiguous:	20,000 SF	Lease Rate:	\$14 - 16 PSF (Annual)
Space Subcategory 1:	Medical	Lease Type:	NNN

Area & Location

Property Located Between:	Dan Hoey & Hudson St.	Property Visibility:	Excellent
Side of Street:	East	Airports:	Ann Arbor, Willow Run & Detroit Metro
Road Type:	Paved		

Building Related

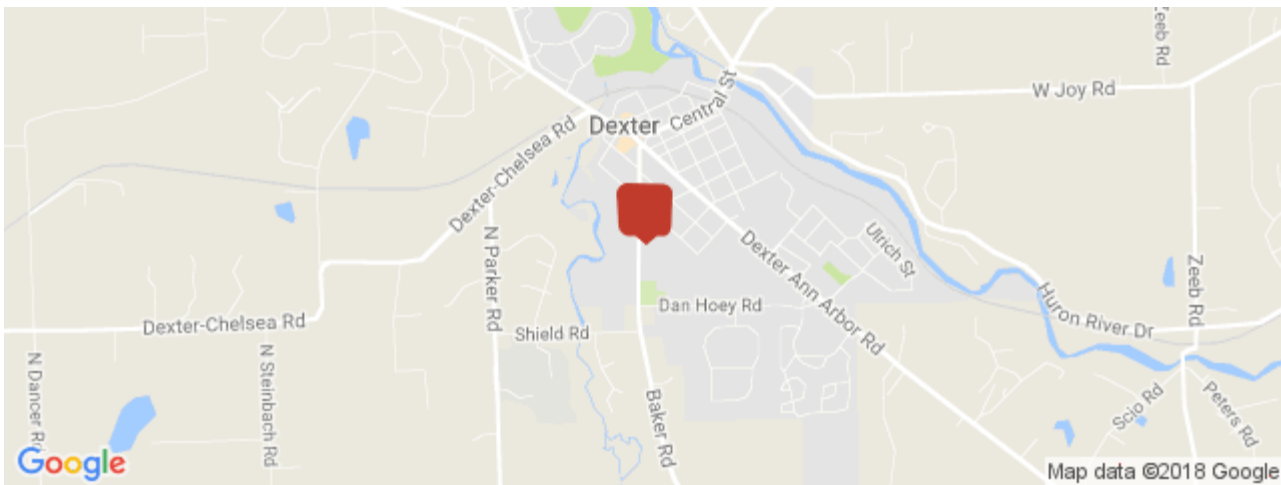
Total Number of Buildings:	1	Parking Type:	Surface
Number of Stories:	2	Total Parking Spaces:	58
Construction/Siding:	Brick	Heat Source:	Central
Parking Ratio:	3 (per 1000 SF)	Air Conditioning:	Package Unit

Land Related

Zoning Description INTENT This district is intended to encourage planned and integrated groupings of retail, service, and administrative establishments which will retail convenience and comparison goods and provide personal and professional services for the entire Village and tributary area and to accommodate commercial establishments which cannot be practically provided in the Village commercial area, but can be integrated into the Village at a scale and intensity consistent with the small Midwest town character. Section 14.02 PERMITTED PRINCIPAL USES A. Retail sale of foods, drugs, hardware notions, books and similar convenience goods. B. Personal service, include barber shops and beauty salons; medical and dental clinics; self-service laundromats; sale and repair shops for watches, shoes, radios, televisions and home electronics, bicycle repair, tailor shop and music studio. C. Business, professional and medical offices. D. Stores and shops for the conducting of a service or retail business. E. Restaurants F. Any service establishment of an office-showroom workshop nature of an electrician, decorator, dressmaker, tailor, baker, printer, upholsterer or an establishment doing radio or home electronics or appliance repair, photographic reproduction and similar service establishments that require a retail adjunct. G. Theaters and studios for professional work. H. Private clubs, fraternal organizations and lodge halls. I. Business schools and colleges, or private schools operated for profit. J. Financial Institutions. K. Off-street parking in accordance with the regulations of ARTICLE V. L. Signs in accordance with the regulations of ARTICLE VII. Section 14.03 SPECIAL USES The following uses may be permitted, upon review and approval by the Village Council in accordance with the general standards for all Special Land Uses listed in Section 8.03, and the standards for the specific use listed in Section 8.11. A. Restaurants and other establishments with drive-in or drive-thru facilities. B. Commercial outdoor sales and open air business uses. C. Indoor commercial recreation such as bowling alleys, billiard halls, archery ranges, tennis courts, skating rinks, and arcades. D. Funeral homes. E. Mechanical amusement device centers and arcades as a principal or accessory use if there are more than four (4) such devices. F. Automobile service (gasoline) stations when developed as part of a larger planned shopping center with shared access and similar architecture. G. Essential public service building and storage yards. H. Accessory commercial outdoor sales and storage. I. Bars serving alcohol. J. Showroom and sales of new automobiles and the display and sale of used cars when in conjunction with a showroom and sale of new units thereof; and repair of same when in conjunction with a showroom and sales of new units thereof. K. Outdoor Seating at Restaurants only. L. Cleaning establishments when in compliance with fire regulations and all other Village ordinances relating thereto. M. Used car lots. N. Small animal clinic. O. Automobile service center. P. Adult regulated uses. Q. Single family, two family and multiple family dwelling units above the ground floor. R. A dwelling unit of a resident manager or owner is permitted on the ground floor. S. Motels & hotels. T. Automatic or self serve car wash. U. Mixed Use Developments. V. Government or Community Owned Buildings

Location

Address:	2740 Baker Rd, Dexter, MI 48130	MSA:	Ann Arbor
County:	Washtenaw	Submarket:	Washtenaw W of 23



Property Images



Artist Rendering, West Elevation



Artist Rendering, East Elevation



Dexter Pharmacy Front View_Located Next Door to Proposed New Build



Health and Wellness Center located behind Proposed New Build



Detention Basin located beside Proposed New Build

Property Contacts



James H. Chaconas

Colliers International
734-769-5005 [0]
jim.chaconas@colliers.com

